

\$484,900 - 213 Ermine Crescent, Fort McMurray

MLS® #A2252213

\$484,900

4 Bedroom, 3.00 Bathroom, 1,105 sqft
Residential on 0.14 Acres

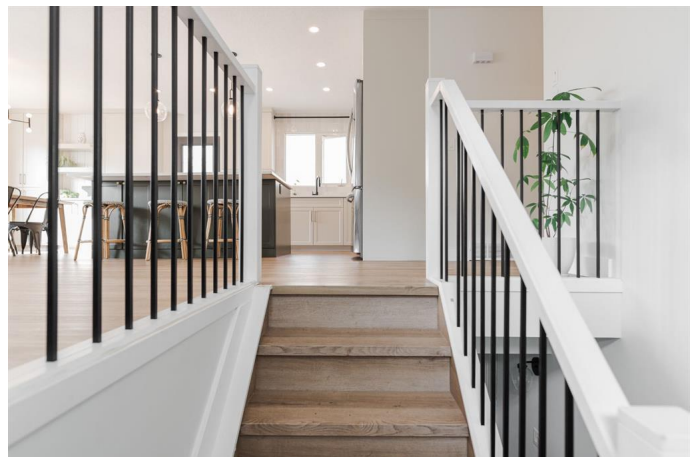
Thickwood, Fort McMurray, Alberta

Welcome to this stunningly renovated bungalow in the highly sought after Thickwood neighbourhood. Perfectly located across from the greenbelt with walking trails right outside your door, this home offers the ideal blend of convenience and natural beauty. Nestled on a quiet street, you'll love being just minutes from elementary and high schools, shopping, restaurants, a dog park, and more.

Step inside to an open concept, professionally designed layout that feels both stylish and functional. The heart of the home is the two tone kitchen, complete with quartz countertops, an oversized island, ample cabinetry, and modern finishes that will impress any home chef. The kitchen flows seamlessly into the dining area, creating the perfect space for entertaining.

The bright and inviting living room features a cozy wood burning fireplace, making it the perfect spot to relax. On the main floor you'll find three bedrooms, including the primary with a renovated 2 piece ensuite and direct access to the backyard deck; an ideal place to enjoy your morning coffee while surrounded by nature. A beautifully updated 4 piece bathroom with eye catching tile work completes the main level.

The fully finished basement is filled with natural light from large above ground windows and offers endless possibilities. It includes a



spacious rec room, an additional bedroom, a full bathroom, laundry area, and plenty of storage.

Outside, enjoy a large fenced yard with a storage shed, heated attached single garage, and plenty of parking. This home has been meticulously maintained with countless updates, including: Newer shingles, furnace, interior doors, flooring and kitchen appliances (2023), Hot water tank (2021)

Every detail has been thoughtfully chosen, down to the modern light fixtures, making this home move in ready and truly one of a kind.

Don't miss the chance to make 213 Ermine Crescent your new home. Call today to book your private showing!

Built in 1978

Essential Information

MLS® #	A2252213
Price	\$484,900
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,105
Acres	0.14
Year Built	1978
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

Community Information

Address	213 Ermine Crescent
Subdivision	Thickwood

City	Fort McMurray
County	Wood Buffalo
Province	Alberta
Postal Code	T9H 4M7

Amenities

Parking Spaces	5
Parking	Asphalt, Driveway, Garage Door Opener, Heated Garage, Insulated, Off Street, See Remarks, Single Garage Attached
# of Garages	1

Interior

Interior Features	Kitchen Island, Open Floorplan, Quartz Counters, Vinyl Windows
Appliances	See Remarks
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Few Trees, Landscaped, Level, Private, Rectangular Lot, See Remarks
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	September 17th, 2025
Days on Market	4
Zoning	R1

Listing Details

Listing Office	COLDWELL BANKER UNITED
----------------	------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.